

WARRANTY DEED
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77-0-6C ✓
66-13

KNOW ALL MEN BY THESE PRESENTS, THAT UNION/FRONT CORP., a corporation organized under the laws of the State of Maine, with a mailing address of 30 Elm Street, Waterville, Maine, in consideration of ONE DOLLAR (\$1.00) and other valuable considerations paid by MARK J. NALE whose mailing address is 11 West Street, Waterville, Maine, the receipt whereof We do hereby acknowledge, do hereby give, grant, bargain sell and convey unto the said MARK J. NALE, his heirs and assigns forever,

TRANSFER
TAX
PAID

A certain lot or parcel of land located in Waterville, Kennebec County, Maine and situated on the southerly side of Country Way, so called, said parcel being bounded and described as follows to wit:

Beginning at an iron pin in the northeasterly corner of said homesite, and being a distance of two hundred seven (207.0) feet, more or less, from the southerly intersection of Country Way and Upper Main Street; thence in a general westerly direction and along the southerly side of Country Way Road, a distance of seven hundred seventy five (775.0) feet, more or less, to an iron pin, said pin being in the northwesterly corner of Homesite No. 1, on a Plan entitled "Country Way, a development for John E. Nale" dated June 1986 and recorded in the Kennebec County Registry of Deeds, on January 5, 1987, file no. D 87002; thence in a general easterly direction and along the northerly line of land of Homesite 1, a distance of two hundred ninety one and six tenths (291.6) feet to an iron pin; thence in a general easterly direction and along the northerly line of land of Waterville Congregation of Jehovah's Witnesses, a distance of four hundred forty six (446.0) feet, more or less, to an iron pin, said pin being a distance of two hundred twenty five (225.0) feet, more or less, from the westerly side of Upper Main Street; thence in a general northerly direction along the westerly line of land of the herein grantor and parallel to the westerly side of Upper Main Street, a distance of one hundred eighty (180.0) feet, more or less, to the point of beginning.

Meaning and intending to convey a portion of the premises conveyed to Union/Front by deed of John W. and Paulette P. Forssen dated April 24, 1987, and recorded in the Kennebec County Registry of Deeds in Book 3147, Page 237, and a portion of the premises conveyed by Warranty Deed of Kershaw E. Powell dated December 30, 1986 and recorded in the Kennebec County Registry of Deeds in Book 3085, at page 180.

To have and to hold the aforegranted and bargained premises, with all privileges and appurtenances thereof, to the said MARK J. NALE, his heirs and assigns, to them and their use and behoof forever.

And We do covenant with the said MARK J. NALE, his heirs and assigns, that We are lawfully seized in fee of the premises; that they are free of all encumbrances; that We have good right to sell and convey to the said MARK J. NALE to hold as aforesaid; and that We and our successors and assigns, shall and will warrant and defend the same to the said MARK J. NALE, his heirs and assigns forever, against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, UNION/FRONT CORP. relinquishes and conveys all right, title and interest in the above described premises, have hereunto set its hand and seal this 21st day of April, 1988.

Signed, Sealed and Delivered
in presence of

UNION/FRONT CORP.

[Signature]

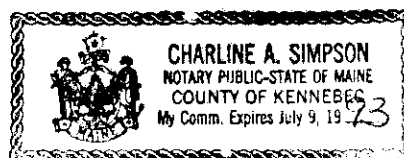
[Signature]
By Thomas J. Nale, as Vice
President

STATE OF MAINE
County of

April 21, 1988

Then personally appeared the above named THOMAS J. NALE in his capacity as Vice President of UNION/FRONT CORP. and acknowledged the foregoing instrument to be his free act and deed and the free act and deed of UNION/FRONT CORP. Before me,

[Signature]
Notary Public/Attorney at Law



RECEIVED KENNEBEC SS.

1988 APR 25 AM 9:00

ATTEST: *[Signature]*
REGISTER OF DEEDS